

CITY COUNCIL
CITY OF WICHITA
KANSAS

City Council Meeting
October 1, 2002, 9:00 A.M.

City Hall
455 North Main

ORDER OF BUSINESS

- Call to Order
 - Invocation - Rev. Ronda Nusbaum, Westside Baptist Church
 - Pledge of Allegiance
 - Approve the minutes of the previous meeting
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AWARDS AND PRESENTATIONS

- Distinguished Service Citation
 - Proclamations
 - Recognition of Sister Cities Delegations from Orleans, France and Cancun, Mexico
-

PUBLIC AGENDA

1. Mary Dean, Taxpayers Advocate Group – Industrial Revenue Bonds.
-

NEW BUSINESS

2. Sanitary Sewer along Socora, North of Maple. (District V)

District Advisory Board V sponsored a neighborhood hearing on the proposed sanitary sewer and voted to recommend approval.

RECOMMENDED ACTION: Approve the project; adopt the Resolution;
authorize selection of design engineer.

3. Issuance of Industrial Revenue Bonds – Big Dog Motorcycles, L.L.C. (District I)

Big Dog Motorcycles is requesting issuance of Industrial Revenue Bonds to finance expansion of the facility at 1520 East Douglas.

RECOMMENDED ACTION: Approve first reading of the Bond Ordinance
and documents; authorize necessary signatures.

4. Single Family Mortgage Revenue Bonds.

The Ordinance approving the sale of mortgage loans securing the City's Single Family Mortgage Revenue Refunding Bonds will defease the outstanding 1993 Series A Bonds to refund the 1979 Bonds and release excess cash to the City.

RECOMMENDED ACTION: Award the sale of the mortgage loans; approve Declaration of Emergency; authorize necessary signatures; and adopt the Ordinance on first reading.

5. Riverside Park Improvements and Renovations. (District VI)

Design plans for the Central Riverside Park have been completed. Construction will begin following City Council approval of the plan and authorization to solicit bids for construction.

RECOMMENDED ACTION: Approve the Plan and authorize solicitation of bids for construction.

(9:30 a.m. or soon thereafter)

6. Repair or Removal of Dangerous and Unsafe Structures.

<u>Address</u>	<u>Council District</u>	<u>Address</u>	<u>Council District</u>
1. 2252 North Erie	I	6. 1239 North Poplar	I
2. 711 East Antler	I	7. 2308 North Wellington Pl.	VI
3. 3649-57 East Dunham	III	8. 1805 South Broadway	III
4. 628 North Cleveland	I	9. 1340-42 South Terrace	III
5. 1102 North Ash	I		

RECOMMENDED ACTION: Close the public hearing; accept BCSA recommendations; adopt Resolutions.

CITY COUNCIL AGENDA

7. Board Appointments.

RECOMMENDED ACTION: Make the appointments.

7A. Approval for Bill Gale to attend the Public Safety and Crime Prevention Steering Committee Meeting, October 3-5, 2002 at Everett, Washington.

RECOMMENDED ACTION: Approve travel expenses.

7B. Approval for Bob Martz to attend the Human Development Steering Committee Meeting, October 10-12, 2002 in Waco, Texas.

RECOMMENDED ACTION: Approve travel expenses.

7C. Approval of Travel Expenses for City Council Members to attend National League of Cities Annual Conference in Salt Lake City, December 2-7, 2002

ACTION: Approve the expenditures.

CONSENT AGENDA

8. Report of the Board of Bids and Contracts Dated September 30, 2002.

RECOMMENDED ACTION: Receive and file report; approve Contracts;
authorize necessary signatures.

9. Applications for Licenses to Retail Cereal Malt Beverages:

<u>Renewal</u>	<u>2002</u>	<u>(Consumption on Premises)</u>
Dennis H. Grady	Wichita Canteen Company, Inc.*	1845 Fairmount
		<u>(Consumption off Premises)</u>
Robert J. Bales	Klepper Marketing Inc. dba Pit Stop	565 South Market
<u>New Operator</u>		<u>(Consumption off Premises)</u>
John E. Brown	B & B Fuel Centers of Kansas Inc.	8008 East 21 st Street
John E. Brown	B & B Fuel Centers of Kansas Inc.	3810 North Woodlawn
John E. Brown	B & B Fuel Centers of Kansas Inc.	1925 West 21 st Street
<u>New Establishment</u>		<u>(Consumption on Premises)</u>
Claudia Orozco	Chavez Restaurant*	3008 West Central

*General/Restaurant - 50% or more of gross receipts derived from sale of food.

RECOMMENDED ACTION: Approve licenses subject to Staff review and approval.

10. Subdivision Plans and Specifications.

RECOMMENDED ACTION: Approve and advertise for bids to be submitted
to the Board of Bids.

11. Preliminary Estimates:

- a) Southeast Water Transmission Main Phase III - Along K-15 from Kansas Turnpike to Pawnee. (448-89707/633740/751884) Traffic to be maintained during construction using flagpersons and barricades. (District III) - \$4,500,000.00

(Item 11 continued)

- b) 2002 Sanitary Sewer Reconstruction Phase 7 (various locations) - south of 13th, west of Hillside. (468-83489/620353/662476) Traffic to be maintained during construction using flagpersons and barricades. (District I, III, VI) - \$69,000.00
- c) Golden Hills from the south line of Lot 2, Block F, south to the east line of Milstead, on Milstead, from the east line of Lot 24, Block B, east to the east line of Lot 17, Block D, and on Grant from the west line of the plat east to the east line of Milstead, Grant Court from the north line of Grant, north to and including the cul-de-sac, on Grant Court from the south line of Grant, south to and including the cul-de-sac, and on Golden Hills Court from the east line of Golden Hills, east to and including the cul-de-sac. Sidewalk along one side of Golden Hills from the west line of the plat to the west line of Milstead, along one side of Milstead from the east line of Lot 24, Block B to the east line of Lot 17, Block D, and on one side of Golden Hills from the south line of Lot 2, Block F, to the east line of Milstead to serve Flat Creek Addition - north of Pawnee, east of 119th Street West. (472-83384/765743/490854) Does not affect existing traffic. (District V) - \$583,000.00
- d) Water distribution system to serve Mediterranean Plaza Addition - west of Webb, south of 37th Street North. (448-89686/735068/470738) Does not affect existing traffic. (District II) - \$27,500.00
- e) Lateral 2, Main 12, Sanitary Sewer #23 to serve Eagles Landing at North Oliver Second Addition - south of 45th Street North, west of Oliver. (468-83285/743940/480628) Does not affect existing traffic. (District I) - \$163,000.00
- f) Lateral 3, Main 12, Sanitary Sewer #23 to serve Eagles Landing at North Oliver Second Addition - south of 45th Street North, west of Oliver. (468-83286/743941/480629) Does not affect existing traffic. (District I) - \$124,000.00
- g) 31st Street North from Hood to Arkansas to serve Timmermeyer Gardens, E.C. & L.R. Cole's Addition to Carey Park, and Unplatted Tracts - north of 29th Street North, west of Arkansas. (472-83271/765651/636118/490762/772515) Traffic to be maintained during construction using flagpersons and barricades. (District VI) - \$521,788.00

RECOMMENDED ACTION: Approve and file.

12. Deeds and Easements:

- a) Drainage & Utility Easement dated August 14, 2002 from Fouts Geller Development Company, LLC, a Kansas Limited Liability Company for a tract of land in Reserve "G" and Lot 1, Block B, Fossil Rim Estates, Wichita, Sedgwick County, Kansas (Fossil Rim, OCA #743937). No cost to City.
- b) Drainage Easement dated August 20, 2002 from Triple J Development, L.L.C., a Kansas Limited Liability Company for tracts of land in Lots 37, 40 and 41, Block A, and Lots 19 and 20, Block B, Reece Farms Estates, an Addition to Wichita, Sedgwick County, Kansas (Hendryx, OCA # 765712). No cost to City.
- c) Dedication dated August 27, 2002 from John L. Kratzer, Jr., Vice President of Great Planis Ventures, Inc. for a tract of land in Lot 8, Block 1, Great Plains Business Park Addition to Wichita, Sedgwick County, Kansas (Great Plains 3rd, OCA # 765738). No cost to City.
- d) Dedication dated August 27, 2002 from John L. Kratzer, Jr., Vice President of Great Planis Ventures, Inc. for a tract of land in Lot 1, Block 1, Great Plains Business Park Addition to Wichita, Sedgwick County, Kansas (Great Plains 3rd, OCA # 765738). No cost to City.

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- e) Dedication dated September 5, 2002 from Cessna Aircraft Company for a tract of land in the Southeast Quarter of Section 3, Township 28S, R-1-W of the 6th P.M., Sedgwick County, Kansas (Hoover, 31st to Harry, OCA #706827). No cost to City.
- f) Dedication dated September 5, 2002 from Cessna Aircraft Company for a tract of land in the Southwest Quarter of Section 2, Township 28S, R-1-W of the 6th P.M., Sedgwick County, Kansas (Hoover, 31st to Harry, OCA #706827). No cost to City.
- g) Dedication dated September 5, 2002 from Cessna Aircraft Company for a tract of land in the Southeast Quarter of Section 3, Township 28S, R-1-W of the 6th P.M., Sedgwick County, Kansas (Hoover, 31st to Harry, OCA #706827). No cost to City.
- h) Drainage Easement dated September 10, 2002 from Unified School District 259 for a tract of land in Lot 1, Block A, Northeast Middle School Addition, Wichita, Sedgwick County, Kansas (Broadview, OCA #765745). No cost to City.

RECOMMENDED ACTION: Accept documents.

13. Petitions for Public Improvements:

- a) [Sanitary](#) sewer main to serve Fossil Rim Estates Addition – east of Tyler, south of 29th Street North. (District V)
- b) [Sanitary](#) sewer to serve a tract in Woodland Lakes Estates Second Addition – north of Harry, west of 127th Street East. (District II)
- c) [Sanitary](#) sewer and water distribution system to serve part of Savanna at Castle Rock Ranch 9th Addition – north of 13th Street, east of 143rd Street East. (District II)
- d) [Sanitary](#) sewer and drainage improvements to serve the Waterfront Addition – east of Webb, north of 13th. (District II)

RECOMMENDED ACTION: Approve Petitions; adopt Resolutions.

14. Consideration of Street Closures/Uses.

RECOMMENDED ACTION: Approve street closures/uses.

15. Agreements/Contracts:

- a) [Amendment](#) – acquisition and relocation services. (District II)
- b) [U.S.G.S.](#) Surface Water.
- c) [No protest](#) – Sabin Street paving, north of Harry. (District IV)
- d) [Supplemental](#) for construction engineering and staking – Harrison Park Second Addition, east of Webb, north of Harry. (District II)

(Item 15 continued)

- e) [Supplemental](#) for construction engineering and staking for landscaping on Pawnee from Rock Road to Webb Road, and Webb Road from Pawnee to Harry. (District II)
- f) [Encroachment](#) for 355 North Rock Island. (District VI)
- g) [Blind](#) and physically handicapped (talking books).

RECOMMENDED ACTION: Approve Agreements/Contracts; authorize necessary signatures.

16. [Design Services Agreement – Streets North of 53rd Street North, East of Meridian.](#) (District VI)

RECOMMENDED ACTION: Approve Agreements; authorize necessary signatures.

17. [Change Orders:](#)

- a) [Relocation](#) of Water and Sewer Department Distribution Division. (District VI)
- b) [Art](#) Museum modification/expansion project. (District VI)
- c) [Park](#) improvements.

RECOMMENDED ACTION: Approve Change Orders and budget adjustments; authorize necessary signatures.

18. [Electrical Repair Service – Selection of Vendor.](#)

RECOMMENDED ACTION: Approve selection and Contract; authorize necessary signatures.

18A. [Standard Security System for City Buildings.](#)

RECOMMENDED ACTION: Approve selection of manufacturer and vendor.

19. [Water Conservation Plan Implementation Grant.](#)

RECOMMENDED ACTION: Approve Grant and receipt of Funds; authorize necessary signatures.

20. [Kellogg Water and Sewer Line Relocation.](#)

RECOMMENDED ACTION: Approve water and sewer CIPs; authorize expenditures; adopt Resolutions.

21. Resident Service Coordination Services.

RECOMMENDED ACTION: Approve service coordinator appointment; authorize Contract development and necessary signatures.

22. Extension of Letter of Intent for Industrial Revenue Bonds – Cox Communications, Inc. (District II)

RECOMMENDED ACTION: Approve a three-month extension to January 16, 2003.

23. Property Acquisition:

- a) 2431 South Mead. (District III)
- b) South and west of Kellogg and 119th. (District V)

RECOMMENDED ACTION: Approve budgets and Contracts; authorize necessary signatures.

24. Repair or Removal of Dangerous and Unsafe Structures.

	<u>Address</u>	<u>District</u>
1.	2518 East Mossman	I
2.	1908 South Waco	III
3.	2101 South Waco	III
4.	1543 South Edwards	IV

RECOMMENDED ACTION: Adopt Resolution (s) setting the Public Hearing on November 19, 2002, at 9:30 a.m.

25. Second Reading Ordinances: (First read September 17, 2002)

- a) Employees' Retirement.

An Ordinance amending Sections 2.28.020, 2.28.060 and 2.28.090 of the Code of the City of Wichita, Kansas, pertaining to other Plan 3 of the Wichita Employees' Retirement System and repealing the originals of said Sections.

- b) Police and Fire Retirement.

An Ordinance of the City of Wichita, Kansas amending Charter Ordinance No. 193 related to the Police and Fire Retirement System of the City of Wichita, and repealing the originals of said Charter Ordinance.

- c) A02-15 –east of 127th Street East, south of 21st Street North. (District II)

An Ordinance including and incorporating certain blocks, parcels, pieces, and tracts of land within the limits and boundaries of the City of Wichita, Kansas, and relating thereto. A02-15

(Item 25 continued)

d) A02-16 – South of Maple Street, east of 151st West. (District V)

An Ordinance including and incorporating certain blocks, parcels, pieces, and tracts of land within the limits and boundaries of the City of Wichita, Kansas, and relating thereto. A02-16

RECOMMENDED ACTION: Adopt Ordinances.

PLANNING AGENDA

NOTICE: Public hearing on planning items is conducted by the MAPC under provisions of State law. Adopted policy is that additional hearing on zoning applications will not be conducted by the City Council unless a statement alleging (1) unfair hearing before the MAPC, or (2) alleging new facts or evidence has been filed with the City Clerk by 5p.m. on the Wednesday preceding this meeting. The Council will determine from the written statement whether to return the matter to the MAPC for rehearing.

*Consent Items

*26. SUB2001-114 – Plat of Zeigler Office Park Addition – Northeast Corner of 135th Street West and Central.
(District V)

RECOMMENDED ACTION: Approve documents and Plat; authorize necessary signatures; adopt Resolutions; approve first reading of Z-3304 Ordinance (publication to be withheld).

*27. SUB2002-49 – Plat of Sierra Hills Golf Club Addition – East of 127th Street East, North of Pawnee.

RECOMMENDED ACTION: Approve documents and Plat; authorize necessary signatures; adopt Resolutions.

*28. SUB2002-63 – Plat of Spencer's First Addition – South of Central, West Side of Hoover. (District IV)

RECOMMENDED ACTION: Approve documents and Plat; authorize necessary signatures; adopt Resolutions; approve first reading of Z-2002-39 Ordinance (publication to be withheld).

*29. SUB2002-78 – Plat of The Broad Street Addition – South of MacArthur, West of West Street.

RECOMMENDED ACTION: Approve document and plat; authorize necessary signatures; adopt Resolution.

*30. DED2002-23 – Dedication of Utility Easement – North of Central, West of West Street. (District VI)

RECOMMENDED ACTION: Accept the Dedication.

*31. DED2002-24 – Dedication of Utility Easement – North Side of Harry, West of West Street. (District IV)

RECOMMENDED ACTION: Accept the Dedication.

- *32. [DED2002-25](#) – Dedication of Street Right-of-Way – North Side of Harry, West of West Street. (District IV)

RECOMMENDED ACTION: Accept the Dedication.

- *33. [A02-17](#) – Annex Land at Northeast Corner of 13th Street North and Webb Road. (District II)

RECOMMENDED ACTION: Approve the annexation and first reading
of the Ordinance.

- *34. [A02-18](#) – Annex Land East of 127th Street East, South of Mt. Vernon. (District II)

RECOMMENDED ACTION: Approve the annexation and first reading
of the Ordinance.

- *35. [A02-19](#) – Annex Land East of 127th Street East, North of 21st Street North. (District II)

RECOMMENDED ACTION: Approve the annexation and first reading
of the Ordinance.

AIRPORT AGENDA

NOTICE: The City Council is meeting as the governing body of the Airport for consideration and action on items on this Agenda, pursuant to State law and City ordinance. The meeting of the Authority is deemed called to order at the start of this Agenda and adjourned at the conclusion.

36. [Airport Advisory Board Travel](#).

RECOMMENDED ACTION: Approve increase in Airport operating budget.

- 36A. [Airport Security Budget Revisions](#).

RECOMMENDED ACTION: Approve budget revisions.

HOUSING AGENDA

NOTICE: The City Council is meeting as the governing body of the Housing Authority for consideration and action on items on this Agenda, pursuant to State law, HUD, and City ordinance. The meeting of the Authority is deemed called to order at the start of this Agenda and adjourned at the conclusion.

Inafay Grays-McClellan, Housing Member is also seated with the City Council.

37. [Public Hearing on Five-Year and Year 2003 Housing Authority Plan](#).

A five-year plan showing needs, goals, and a detailed annual operating plan, has been completed.

RECOMMENDED ACTION: Close the public hearing; adopt the Resolution;

authorize the necessary signatures.

38. [Section 8 Voucher and Public Housing Budget Adjustments.](#)

RECOMMENDED ACTION: Approve budget changes.

39. [Report of Public Housing Capital Improvements.](#)

RECOMMENDED ACTION: Receive and file.

40. [2003 Section 8 Voucher and MOD HUD Budgets.](#)

RECOMMENDED ACTION: Approve submission of budgets; authorize necessary signatures.

Adjournment
